

**United States Bankruptcy Court
Eastern District of Pennsylvania**

In re Philadelphia Rittenhouse Developer, L.P.

Debtor

Case No. 10-31201

Chapter 11

LIST OF EQUITY SECURITY HOLDERS

Following is the list of the Debtor's equity security holders which is prepared in accordance with Rule 1007(a)(3) for filing in this chapter 11 case.

Name and last known address or place of business of holder	Security Class	Number of Securities	Kind of Interest
Philadelphia Ritt/Dev ARC GP 1401 Broad Srteet Clifton, NJ 07013			49.5%
Philadelphia Ritt/Dev G.P. LLC 1401 Broad Street Clifton, NJ 07013			1%
Philadelphia Ritt/Dev Wheeler LP 1700 Benjamin Franklin Pkwy Ste. 1707 Philadelphia, PA 19103			49.5%

DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF CORPORATION OR PARTNERSHIP

I, the Manager of the partnership named as the debtor in this case, declare under penalty of perjury that I have read the foregoing List of Equity Security Holders and that it is true and correct to the best of my information and belief.

Date January 27, 2011

Signature /s/ John Decker

**John Decker
Manager**

Penalty for making a false statement or concealing property: Fine of up to \$500,000 or imprisonment for up to 5 years or both.
18 U.S.C §§ 152 and 3571.